# DODGE COUNTY PLANNING, DEVELOPMENT AND PARKS COMMITTEE MINUTES February 4, 2013

The Dodge County Planning, Development and Parks Committee met on February 4, 2013 at 7:00 p.m. on the 1<sup>st</sup> Floor of the Administration Building, Juneau, Wisconsin.

Chairman Schaefer called the meeting to order. Roll Call was taken. Members present were Tom Schaefer, Allen Behl, Randy Grebel, Joseph Marsik and William Muche. The staff present at the request of the Chairman were Bill Ehlenbeck and Joseph Giebel.

The Chairman asked the staff to confirm compliance with the open meeting laws and the public hearing notice requirements. Mr. Giebel noted that the meeting was properly noticed in accord with the open meeting law and noted that the required notices for the public hearings listed on the agenda were posted, mailed and published in accord with the statute and code requirements.

The agenda was reviewed and approved as posted.

## **PARK SYSTEM**

1. Request to carryover 2012 funds

Motion by Behl to forward a request to Finance Committee for carryover of 2012 funds to complete projects in 2013. The carryover includes \$60,000 for Harnischfeger Park bathroom building phase 2 work; \$6,000 for Nitschke Mounds Vegetation Management and Development Plan; \$24,000 for Wild Goose Trail rehab/resurfacing grant project.

Second by Grebel

Vote 5-0 Motion carried

### 2. Park Manager Report

Mr. Ehlenbeck informed the Committee about the upcoming Winterfest event at Harnischfeger Park and discussed the major projects scheduled for 2013 as well as the status of some 2012 projects that were done.

## 3. Consider Family Camping Special - Astico

Ehlenbeck discussed the results of the previous Family Camping Special held the 1<sup>st</sup> weekend in June at Astico Park for the past 4 years. Interest in the promotion has decreased significantly from the 1<sup>st</sup> year to this past year as the initial \$5 fee was increased to \$10 and other benefits were modified. Ehlenbeck stated that overall the promotion was successful in attracting 1<sup>st</sup> time campers to Astico Park and increasing occupancy of the park during a weekend that was historically lower in use, but is probably no longer effective enough or worth continuing this year. The Committee discussed some alternatives but decided not to continue with the Family Camping Special for 2013 and will consider future promotional opportunities presented by staff at a later date.

The hearing procedures were read into the record.

## **PUBLIC HEARING**

Paul Shefchik, agent for Portside Builders and David and Kari Prunty - Petition to rezone approximately 2.79-acres of land from the A-1 Prime Agricultural Zoning District to the A-2 General Agricultural Zoning District under the Land Use Code, Dodge County, Wisconsin to allow for the creation of a 1.49-acre and a 1.3-acre nonfarm residential lot at this location. The property is located in part of the SE ¼, SE ¼, Section 7, Town of Lomira, the address being N11317 County Road AY & Y.

Motion by Marsik to submit a favorable recommendation to the County Board on the rezoning petition.

Second by Muche

Vote 5-0

Motion carried.

### OTHER BUSINESS

1. Review options for amending the Wind Energy System Overlay District provisions of the Land Use Code in order to comply with the State Wind Siting Standards.

Mr. Giebel informed the Committee that 2009 Wisconsin Act 40 directed the Public Service Commission to promulgate administrative rules that specify the restrictions a political subdivision (a city, village, town or county) may impose on the installation or use of a wind energy system, and to help ensure consistent local procedures for local regulation of wind energy systems. Giebel noted that on December 27, 2010, the Commission adopted the final wind siting rules, Wisconsin Administrative Code Chapter PSC 128. The rules have been published in the Wisconsin Administrative Register. The rules went into effect on March 16, 2012.

Giebel also noted that the PSC 128 wind siting rules do not establish statewide wind siting requirements. They establish a level of regulation which the political subdivisions may not be more restrictive than, if a political subdivision chooses to regulate wind energy systems. Some procedural parts of the wind siting rules do apply regardless of whether a political subdivision has a wind siting ordinance. These rules include topics such as notice, complaints, appeals and the decommissioning process.

Giebel informed the Committee that the County Land Use Code currently contains regulations for wind energy systems that are located in the nine Towns that have adopted the Land Use Code; however, he stated that the existing regulations listed in the Dodge County Land Use Code are not in compliance with the new PSC 128 regulations and therefore are not enforceable. Giebel also noted that the County is not required to regulate wind energy systems. If the County chooses not to regulate wind energy systems, there will no enforceable regulations for wind energy systems in the nine Towns that have adopted the County Land Use Code.

Motion by Grebel to have the staff prepare an amendment to adopt the new wind siting standards and to forward it the Committee for review.

Second by Behl Vote: 5-0

Motion carried.

2. Consider the submission options for the reconsideration of the Final Plat of Old Stone Bridge Estates, Section 14, Town of Rubicon.

Mr. Giebel informed the Committee that on April 6, 2009, the Committee conditionally approved the Final Plat of Old Stone Bridge Estates, Section 14, Town of Rubicon. The subdivision work was completed and the utilities and street improvements were completed, however, due to the economic downturn, the recording of the Final Plat was never completed by the developer. At this time, the developer would like to complete the process and record the final plat. Giebel noted that in accord with Section 2.3.10.D.9 of the Land Use Code, if the approved final plat is not recorded with the County Register of Deeds within 12 months after the last approval and 36 months from the first approval, the Final and Preliminary Plats will expire and be of no further effect.

Mr. Giebel requested direction from the Committee on what procedures the Committee will require the developer to follow to obtain re-approval of the final plat.

The Committee indicated that if the developer submits the final plat (as it was approved in 2009) for review and approval using the final plat submission provisions of the Code, the Committee would be willing to waive the preliminary plat submission process. If only a portion of the plat is submitted for review and approval, then developer would need to go through the entire plat review process again.

3. The minutes from the December 17, 2012 meeting were reviewed by the Committee.

Motion by Muche to approve the minutes as written.

Second by Marsik

Vote: 5-0

Motion carried.

- 4. No Committee Member Reports
- 5. No additional Per Diems

Motion by Schaefer to adjourn the meeting.

Motion carried.

Meeting adjourned at 8:00 p.m.

Respectfully Submitted,

Allen Behl Secrétary

Disclaimer: The above minutes may be approved, amended or corrected at the next committee meeting.